

102.0

0005

0003.A

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONTotal Card / Total Parcel  
764,800 / 764,800  
764,800 / 764,800  
764,800 / 764,800APPRaised:  
USE VALUE:  
ASSESSED:

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
173		OVERLOOK RD, ARLINGTON

## OWNERSHIP

Unit #:

Owner 1:	DAO CAM/KWAIFAN
Owner 2:	
Owner 3:	

Street 1: 173 OVERLOOK ROAD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

## PREVIOUS OWNER

Owner 1: DAO CAM -

Owner 2: -

Street 1: 173 OVERLOOK ROAD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

## NARRATIVE DESCRIPTION

This parcel contains 9,633 Sq. Ft. of land mainly classified as One Family with a Raised Ranch Building built about 1957, having primarily Vinyl Exterior and 2331 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9633		Sq. Ft.	Site		0	70.	0.74	5									496,292						496,300	

## IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101		9633.000	268,500		496,300	764,800			65985
									GIS Ref
									GIS Ref
									Insp Date
									09/29/18

PREVIOUS ASSESSMENT								Parcel ID	102.0-0005-0003.A	Date	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value		Notes	Date
2020	101	FV	268,400	0	9,633.	496,300	764,700	764,700	Year End Roll	12/18/2019	
2019	101	FV	219,500	0	9,633.	503,400	722,900	722,900	Year End Roll	1/3/2019	
2018	101	FV	219,500	0	9,633.	375,800	595,300	595,300	Year End Roll	12/20/2017	
2017	101	FV	219,500	0	9,633.	340,300	559,800	559,800	Year End Roll	1/3/2017	
2016	101	FV	219,500	0	9,633.	326,100	545,600	545,600	Year End	1/4/2016	
2015	101	FV	195,800	0	9,633.	276,500	472,300	472,300	Year End Roll	12/11/2014	
2014	101	FV	195,800	0	9,633.	262,300	458,100	458,100	Year End Roll	12/16/2013	
2013	101	FV	204,400	0	9,633.	249,600	454,000	454,000		12/13/2012	

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DAO CAM	33699-198		9/25/2001	Family		No	No		
CASSIDY DONNA M	31694-518		8/8/2000		278,900	No	No		
CASSIDY DONNA M	22311-207		8/20/1992			1	No	A	

BUILDING PERMITS												ACTIVITY INFORMATION						
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name						
5/25/2010	473	Demoliti	4,200					DEMO HOME & FOUNDA	9/29/2018	MEAS&NOTICE	BS	Barbara S						
6/20/1995	344	Manual	2,000					ROOF	7/25/2012	External Ins	BR	B Rossignol						
									5/10/2012	Measured	JBS	JOHN S						
									12/9/2008	Meas/Inspect	372	PATRIOT						
									12/5/2000	MLS	MM	Mary M						
									11/9/1999	Mailer Sent								
									10/22/1999	Measured	264	PATRIOT						
									12/1/1981		CS							

Sign: VERIFICATION OF VISIT NOT DATA / / /

<b>EXTERIOR INFORMATION</b>		<b>BATH FEATURES</b>		<b>COMMENTS</b>		<b>SKETCH</b>						
Type:	18 - Raised Ranch	Full Bath	1	Rating:	Average	13	1					
Sty Ht:	1 - 1 Story	A Bath:		Rating:		18						
(Liv) Units:	1	Total:	1	3/4 Bath:								
Foundation:	1 - Concrete	A 3QBth:		Rating:		10	WDK ( 130 )					
Frame:	1 - Wood	1/2 Bath:	1	Rating:	Average	9	PAT ( 162 )					
Prime Wall:	4 - Vinyl	A HBth:		Rating:		9						
Sec Wall:		OthrFix:		Rating:		18						
Roof Struct:	1 - Gable						25					
Roof Cover:	1 - Asphalt Shgl	Kits:	1	Rating:	Average							
Color:	YELLOW	A Kits:		Rating:								
View / Desir:		Frpl:		Rating:								
<b>GENERAL INFORMATION</b>		WSFlue:		Rating:								
Grade:	C - Average	<b>CONDOS INFORMATION</b>										
Year Blt:	1957	Eff Yr Blt:		Location:								
Alt LUC:		Alt %:		Total Units:								
Jurisdict:		Fact.:	.	Floor:								
Const Mod:				% Own:								
Lump Sum Adj:				Name:								
<b>DEPRECIATION</b>		<b>REMODELING RES BREAKDOWN</b>										
Blg Const Val:	1	1	21	Exterior:	No Unit	RMS	BRS	FL				
Intiror Val:	1	1	21	Interior:	1	6	3	1				
Additions:												
<b>INTERIOR INFORMATION</b>		<b>RES BREAKDOWN</b>										
Blg Const Val:	1	1	21									
Intiror Val:	1	1	21									
Additions:												
<b>OTHER FEATURES</b>		<b>RESIDENTIAL GRID</b>										
1st Res Grid		Desc: Line 1			# Units: 1							
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:	6	BRs:	3	Baths:	1	HB:	1				
27												
FFL LLV ( 1554 )												

## **INTERIOR INFORMATION**

Avg Ht/FL:	STD
Prim Int Wall:	2 - Plaster
Sec Int Wall:	%
Partition:	
Prim Floors:	3 - Hardwood
Sec Floors:	%
Bsmnt Flr:	15 - Carpet
Subfloor:	
Bsmnt Gar:	1
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	
Heat Fuel:	2 - Gas
Heat Type:	1 - Forced H/Air
# Heat Sys:	
% Heated:	100 % AC:
Solar HW:	NO Central Vac:
% Com Wall	% Sprinkled:

## MOBILE HOME

Make:

## SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
------	-------------	---	-----	-----	----------	------	-----	------	------------	-----	-----	-----	------	-------	------------	------	-------	--------------

PARCEL ID 102.0-0005-0003.A

EL ID | 102.0-0005-0003.A

SUB AREA

SUB AREA DETAIL

IMAGE

